

GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Town Planning - Tanuku Municipality - Certain variation in the Master Plan - Change of land use of the land from No land use zone to Residential use zone in R.S.Nos.85/1Part, 84/4, 84/5, 84/6A(Part), 84/7 and 84/8 in Ward No.4 of Tanuku to an extent of Ac.2.36 cents - Draft Variation - Confirmed - Orders - Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No. 535.

Dated:06-12-2010
Read the following:-

1. G.O.Ms.No.480 MA., dated 19.9.2000.
2. Director of Town and Country Planning, Hyderabad, Letter Roc.No.8059/2007/R, dated 6.9.2007.
3. Government Memo. No.19407/H1/2007-1, Municipal Administration and Urban Development Department, dated 7.5.2008.
4. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.8059/2007/R-I, dated 14.7.2008.
5. Govt. Memo No.19407/H1/2007-2, Municipal Administration & Urban Development Department dated:01-08-2010.
6. From the Commissioner of Printing, A.P. Extraordinary Gazette No.452, Part-I, dated 05-08-2008.
7. From the Municipal Commissioner, Tanuku Municipality Lr.Roc No.676/07-G1, dt:21-10-2010

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ORDER:-

The draft variation to the Kakinada General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.480, MA., dated 19-09-2000, was issued in Govt. Memo No.19407/H1/2007-2, Municipal Administration & Urban Development Department dated 01-08-2008 and published in the Extraordinary issue of A.P. Gazette No.452, Part-I, dated 05-08-2008. No objections and suggestions have been received from the public within the stipulated period. The Municipal Commissioner, Tanuku in his letter dated:21-10-2010 has stated that the applicant has paid Rs.47,804/- (Forty seven thousand eight hundred and four only) towards development and conversion charges as per GO.Ms.No.158, MA dated 22-03-1996. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

T.S.APPA RAO
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Hyderabad.
The Director of Town and Country Planning, Hyderabad.
The Regional Deputy Director of Town Planning, Rajahmundry, East Godavari District.
The Municipal Commissioner, Tanuku Municipality, West Godavari District.

(P.T.O)

Copy to:

The individual through the Municipal Commissioner, Tanuku Municipality, West Godavari District.

The District Collector, West Godavari District, Eluru.
SF/SC.

//FORWARDED ::BY:: ORDER//

SECTION OFFICER

APPENDIX
NOTIFICATION

In exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920, the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Tanuku Town, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No.452, Part-I, dated 05-08-2008 as required by clause (b) of the said section.

VARIATION

The site in R.S.Nos.85/1Part, 84/4, 84/5, 84/6A(Part), 84/7 and 84/8 in Ward No.4 of Tanuku Municipality to an extent of Ac.2.36 cents, the boundaries of which are as shown in the schedule below and which is earmarked for No land use zone in the General Town Planning Scheme (Master Plan) of Tanuku Town sanctioned in G.O.Ms.No.480 MA., dated 19.9.2000 is designated for Residential use zone by variation of change of land use as marked "A to F" as shown in the revised part proposed land use map GTP No.20/2008/R which is available in Municipal Office, Tanuku Town, **subject to the following conditions; namely:-**

1. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
2. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
3. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. The change of land use shall not be used as the proof of any title of the land.
5. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.

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7. The applicant shall take prior approval before commencing the development activity from the competent authority.

SCHEDULE OF BOUNDARIES

North : Agricultural fields in R.S.No.82.

East : Agricultural fields in R.S.No.85 (Part) and 84(Part).

South : Existing 200 feet wide N.H.5 Road.

West : Agricultural fields in R.S.No. 85 (Part) and 84(Part).

**T.S.APPA RAO
PRINCIPAL SECRETARY TO GOVERNMENT**

SECTION OFFICER